

First Green Building Services Contract Addendum

Addendum to the AGREEMENT made on August 1, 2025, by and between PT Inc., dba First Green Building Services (Thereafter called "First Green") and Fort Thomas Independent Schools (hereinafter called "CLIENT"). This Addendum supersedes previous agreement (attached).

Whereas, CLIENT desires First Green to supply such inside maintenance at the Properties commonly known as Highlands High School and Middle School (hereinafter called the "areas to be serviced").

NOW THEREFORE, the parties hereto agree as follows:

Beginning on December 1, 2025, First Green will provide and perform, to CLIENT's reasonable satisfaction, the services described in the "Cleaning Specification:" a true and accurate copy of which is attached hereto and made a part hereof, in the areas to be serviced, including but not limited to supervision and labor required for performing said services.

In exchange for the performance of services hereunder, the CLIENT shall make payment to First Green for services rendered hereunder at the rate of \$32,495 per month. First billing will be made on the first day of service for the month and will be payable in 30 days. Subsequent billing will be monthly. CLIENT will notify First Green of any changes which would affect the areas to be maintained which form a part of the CLIENT'S premises and prices will be adjusted as necessary.

The AGREEMENT may be terminated by either party by giving thirty (30) days written notice by registered mail addressed to the other party at the address below its name.

Contract remains as is until school ends on May 31, 2026 or as otherwise agreed upon. It is understood that, if, during the term of this contract, the minimum wage, state and/or federal unemployment or Social Security taxes are increased, Contractor may increase the monthly billing to CLIENT to compensate for these increases.

BY _____ CLIENT

ADDRESS: _____

BY  11/10/2025 FIRST GREEN

ADDRESS: 3014 Amsterdam Road, Villa Hills, KY 41017

Monthly Cleaning Specifications – Highlands High School & Middle School

Area	Frequency
<u>Classrooms/Labs/ Library/Offices</u>	
1 Empty wastebaskets, replace liners	5 x week
2 Vacuum carpeted floors	5 x week
3 Dust mop tile floors and spot mop	5 x week
4 Wet mop or auto scrub tile floors	1 x week
5 Dust desks, shelves, and window sills	5 x week
6 Wipe desks	2 x week
7 Dust overhead vents and baseboards	1 x week
<u>Lobby/Hallways/Stairwells</u>	
1 Vacuum all carpet and walk off mats	5 x week
2 Dust mop and wet mop or auto scrub tile floors	5 x week
3 Clean and disinfect water fountains	5 x week
4 Remove fingerprints from all door glass	5 x week
5 Dust tops of lockers	1 x week
6 Sweep and spot mop stairs	5 x week
7 Mop stairs	As Needed
<u>Break Rooms</u>	
1 Disinfect table tops, microwaves and counters	5 x week
2 Empty waste cans and replace liners	5 x week
3 Dust mop floors & wet mop floors with disinfectant	5 x week
4 Disinfect outside of refrigerator & vending machines	1 x week
<u>Restrooms</u>	
1 Clean and disinfect toilets, urinals, sinks, and counters	5 x week
2 Polish mirrors, chrome & stainless steel	5 x week
3 Fill all dispensers	5 x week
4 Dust mop floors & wet mop floors with disinfectant	5 x week
5 Empty wastebaskets and replace liners	5 x week
<u>Cafeteria & Gym</u>	
1 Empty wastebaskets, replace liners	5 x week
2 Dust mop and wet mop or auto scrub tile floors	5 x week

First Green Building Services Contract Services Agreement

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Whereas, CLIENT desires First Green to supply such inside maintenance at the Properties commonly known as Highlands High School (hereinafter called the "areas to be serviced").

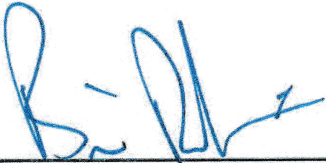
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In exchange for the performance of services hereunder, the CLIENT shall make payment to First Green for services rendered hereunder at the rate of \$20,750 per month. First billing will be made on the first day of service for the month and will be payable in 30 days. Subsequent billing will be monthly. CLIENT will notify First Green of any changes which would affect the areas to be maintained which form a part of the CLIENT'S premises and prices will be adjusted as necessary.

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BY , Superintendent CLIENT

ADDRESS: 28 N. Fort Thomas Avenue Fort Thomas, KY 41075

BY  FIRST GREEN

ADDRESS: 3014 Amsterdam Road, Villa Hills, KY 41017

Monthly Cleaning Specifications – Highlands High School

<u>Area</u>	<u>Frequency</u>
<u>Classrooms/Labs/ Library/Offices</u>	
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